

**DISTRICT ADVISORY BOARD MINUTES - CORRECTED
DISTRICT I**

November 6, 2000
7:00 p.m.
Atwater Community Center, 2755 E. 19th

Members Present

Council Member Rogers
Carl Brewer
Patrice Dolenz
David Franks
Kenneth Hemmen
Carrie Jones
Lori Lawrence*
Debby Moore
Sharon Myers
Steve Roberts*
Marcia Traylor
Lois Tully-Gerber

Guest List

Lonny Wright, 2320 Alameda
Kent Morgan, 537 N Dellrose
Jim Armour, 455 N Main, Public Works Department
Officer Andres, 539 S. Water
Mike Lindebeck, 455 N Main, Public Works
Willie Burton, 2356 N Poplar, Matlock Heights N.A.
James Roseboro, 4518 Greenbriar, Northeast Heights N.A.
Officer Parker, 30450 E 21st
Scott Coon, 1933 Siefkin
Terry Cooper, 3318 Country Club, Mac Donald N.A.
Mark Bradshaw, Wichita/Sedgwick County Health Dept.
Barry Carroll, 455 N Main, MAPD
Matt Jordan, 455 N Main, CMO
Jay Newton, 455 N Main, Finance
Larry Hoetmer, 455 N Main, Park and Recreation

Members Absent

Edith Knox*
Rev. Lincoln Montgomery*
Billy Wilson
Willard Walker*
Ken Woodard*
Dee Wright

*Denotes District Advisory Board Alternates

ORDER OF BUSINESS

Call to Order

Council Member Rogers called the meeting to order at 7:03 p.m.

Approval of Minutes

Council Member Rogers asked if there were any changes to the minutes from the October 2, 2000 DAB meeting, being none, **Brewer (Traylor)**. The minutes were accepted unanimously.

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Approval of Agenda

Council Member Rogers asked if there were any changes to the agenda. **Steve Roberts** requested to present information regarding the Parole Day reporting Center. With no other additions **Debby Moore (Brewer)** made a motion to accept the agenda. The agenda was approved unanimously with the above mentioned changes.

Public Agenda

1. Scheduled items – None were Submitted

2. Off-agenda items

Roberts summarized a letter he submitted regarding the Proposed Felony Parole Violator Day Reporting Center (See Attachment A)

Roberts requested that anyone who had alternate location suggestions contact him or the Department of Corrections.

Unfinished Business

3. Update on proposed access road at 21st Street and Bainbridge

Council Member Rogers provide an update on the status of proposed access road. **Council Member Rogers** stated that he had spoken with various people in the Public Works Department. Currently, no funding is designated in the City budget for the project there is no money for the project to occur. Additionally, the neighborhoods in the area are so divided on the issue that the project has been put on hold. **Council Member Rogers** also stated that he had been unable to speak with **Council Member Piscotte** regarding this issue. An access road at Bainbridge had been proposed in an effort to alleviate some of the Rock Road traffic. **Jim Armour**, Public Works Department stated that the proposed access road at Bainbridge is on hold until other aspects of the project have been determined. Consultants are looking at the effect the road would have for increased or decreased traffic on Bainbridge and adjacent streets in the area. Consultants are also considering a traffic light at 22nd Street and Rock Road.

4. Storm Water Drainage at Whispering Brook Community.

Heidi Drew, Council District I, Neighborhood Assistant stated that after the last report she was to obtain a copy of the Best Management Practices policies to which contractors are required to adhere during construction. After contacting Chris Carrier, Public Works Department, **Drew** learned that the City does not currently have a formal Storm Water Prevention Policy. Best Management Practices are to be followed in accordance with state and federal regulations. **Drew** stated that she was in the process of contacting and obtaining those regulations/policies from the state of Kansas. **Drew** believes the information will be available by the next DAB meeting. **Council Member Rogers** stated that there is a group looking at Best Management Practices and the city is considering implementation of a Best Management Practice Policy.

5. Commercial and Recreational Vehicle parking

At the October DAB meeting, Board members were asked to submit recommendations for amending the current City of Wichita parking ordinance to prohibit commercial and recreational vehicles from being parked on the street in residential areas for periods in excess of two hours. **Council Member Rogers** took recommendations from the DAB members. Recommendations included: 1) Extend the current two-hour limit to six hours; 2) Implement a two day limit to accommodate out-of-town and/or holiday guests; 3) Implement a special circumstances clause; temporary permit.

Staff Presentations

6. CIP Update Presentation

Matt Jordan, City Manager's Office presented an overview of the *2001-2010 Capital Improvement Plan (CIP)*, an update to the 2000-2009 program. The proposed CIP focuses on major revision for the next three years, 2001-2003, in response to significant changes occurring since the adoption of the current program. The changes include the Comprehensive Transportation Program; the Tourism Master Plan; the Fire Station Relocation Study; a River Corridor plan; and, the Water and Sewer System Master Plans.

Jordan noted that the ten-year plan would be revised next year through a process that will involve collecting public information through the District Advisory Boards. **Jordan** explained that the total funding for the proposed 2001-2010 CIP is more than \$1.6 billion. Local property tax dollars represent only \$250 million of the total with plans for federal, state, and private grants

to be obtained for the remainder. No change in the mill levy is planned to finance capital projects. **Jordan** highlighted projects for District I as well as certain projects that are expected to benefit all council districts.

Board Members then asked questions regarding specific projects.

- **Lori Lawrence** asked about the status of Grove Park. **Larry Hoetmer** responded that current plans for Grove Park include two football fields, irrigation, parking near the Hillside Street entrance, trail system, golf area (which is not part of the first phase), and a playground.
- **Moore** made inquiries regarding Riverside park upgrade; would the streets be widened, would there be an indoor track facility, and would the interior face of the park change? **Hoetmer** responded that the park board had re-prioritized Riverside renovations. Major renovations would be made which would include rest room facilities, an historic strolling pathway, depth pond and that the run center across from Central Riverside Park would be used as a multi-use facility. **Hoetmer** also stated that the only new building would be the run center. Five million dollars has been allocated to complete park projects, part of the money will be used for the consultant. T-21 funding opportunities are available to get 80/20 funding on the pathways.

Members of the Public asked questions regarding specific projects:

- **Burton** asked what percentage of the money has been allocated for Grove Park roadways/parking. **Hoetmer** stated that approximately fifty percent, which is an estimated cost of about 280-300 thousand dollars had been allocated for Grove Park roadways/parking. A total of about 750 thousand dollars is budgeted for Grove Park; 200 thousand for the year 2000, 250 thousand for 2001 and 300 thousand for 2002.

Council Member Rogers stated that the total amount allocated for Grove Park was about \$500,000 over a ten-year period (\$500,000 is for total infrastructure including, but not limited to, roads and parking; this figure does not relate to total budget over the ten year period). **Council Member Rogers** also stated that the CIP was flexible and adjustments could be made. Considerations should be sent to the Council Member or the Neighborhood Assistant. (Document Previously Distributed)

7. Environmental Health Presentation

Mark Bradshaw, Code Enforcement Supervisor for Environmental Health, presented information regarding codes that affect neighborhood premises. **Bradshaw** explained that the Environmental Health Code Enforcement program specifically covers two issues: 1) Animal Control; and 2) Premise Conditions. Items under premise conditions include: 1) Improper household trash collection 2) Assorted trash and debris on premises; 3) Bulky waste- i.e.: furniture, appliances, etc.; 4) Salvage materials – i.e.: car parts, construction materials, etc.; 5) Tall grass and weeds (over 12 inches); 6) Buildup of animal fecal material; 7) Too many animals on the premises; 8) Inoperable or abandoned vehicles; 9) Open or run-down buildings; 10) Surfacing waste water; 11) Insect and rodent pests; 12) Illegal dumping or littering; and 13) County animal bites (rabies control). Brochures outlining Environmental Health Services were distributed to DAB members and citizens present. DAB members commented that the presentation was very informative.

8. OCI Presentation

Deb Legge, Office of Central Inspections (OCI) presented information concerning the function of the OCI Department and programs available to citizens. **Legge** distributed three brochures: 1) Housing Code Enforcement; 2) Neighbor to Neighbor and 3) Neighborhood Inspection. **Legge** elaborated that Housing Code enforcement cases are initiated in one of three ways 1) Complaint from Neighbor/Neighborhood Association; 2) Referrals; or 3) Observations (from an inspector). On condemnation cases OCI must follow due process laws on condemnation.

Legge stated that Neighborhood Inspection is responsible for housing code enforcement and residential zoning enforcement. Responsibilities include: enforcement of the housing code for residential structures, enforcement of the residential requirements of the zoning code, graffiti reporting and removal coordination, removal of dangerous and unsafe structures and neighborhood cleanups.

District I Resident **James Roseboro** asked if there would still be a Neighborhood Clean-up program when the landfill closes. **Council Member Rogers** stated unless other alternatives were found, that the Neighborhood Clean-up program would end.

Legge stated that clean-ups could be scheduled through September 2001.

New Business

9. Engine Compression Brakes (“Jake Brakes”)

DAB members discussed issues presented in background information and considered possible solutions for noise nuisance in affected neighborhoods. DAB members concluded that most of the complaints came from residents who lived near Kellogg and I-135. Due to that fact, **Council Member Rogers** stated that only specific neighborhood instances could be dealt with.

Terry Cooper stated that she had problems with the noise from the brakes on an SSI truck in her neighborhood. **Council Member Rogers** asked **Cooper** to contact the Neighborhood Assistant to resolve this issue.

Board Agenda

10. 2001 Schedule for District I Advisory Board

DAB members reviewed the 2001 schedule of meetings of first Monday of each month and third Monday as alternate meeting, as originally established, and considered conflicts with holidays. **Moore (Marcia Traylor)** move to only modify meeting dates through the end of this DAB’s term, through March 2001. Motion carried unanimously. DAB members agreed to change the January meeting-date from January 1st to January 8th.

Planning Cases

11. Case No.: CON2000-00045

Request: Conditional use for a wireless communication facility

Location: East of Roosevelt and north of 9th Street North.

Proposed Use: 140-foot high monopole tower.

See “MAPC Staff Report” (Document Previously Distributed)

The owner is seeking a Conditional Use to permit the construction of a 140-foot high monopole tower.

Barry Carroll, MAPD, described the request and responded to questions. **Carroll** explained that MAPD staff was recommending approval of the request.

The agent, **Greg Ferris**, explained that the owner is seeking a Conditional Use to permit the construction of a 125-foot high monopole tower. The proposed tower would be sited on a 3,600 square foot area located east of Roosevelt and north of 9th Street North inside the maintenance yard for MacDonald Golf Course. The site plan depicts a 60-foot by 60-foot compound with the tower located in the center of the compound and the ground-level communication equipment located in the northern portion of the compound. The site plan depicts an 8-foot high chain link fence with barbed wire around the entire compound. The site plan indicates that an existing 10-foot high wood fence along Roosevelt would remain as screening of the ground-level equipment. The site plan also shows that the tower would be partially obscured from view by existing trees to the north, the maintenance building to the south, and the golf course to the east. The site plan shows that access would be provided to the site through an access easement to Roosevelt, a paved local street.

Terry Cooper, McDonald Neighborhood Association, stated that the association was “not notified” and requested that the DAB defer making a recommendation. **Cooper** did not express opposition or support but simply wanted more time to present this matter to association members. **Greg Ferris**, agent for the applicant, offered to meet with the association members at a mutually acceptable time and place.

The DAB Members concurred with the MAPD staff comments and were supportive of the request. **Traylor (Tulley-Gerber)** moved to recommend approval, subject to the conditions listed by the MAPD. The motion carried unanimously.

12. Case No.: CON2000-00046

Request: Conditional use for a wireless communication facility

Location: South of 17th Street North on the east side of I-135.

Proposed Use: 125-foot high monopole tower.

See “MAPC Staff Report” (Document Previously Distributed)

The owner is seeking a Conditional Use to permit the construction of a 125-foot high monopole tower.

Barry Carroll, MAPD, described the request and responded to questions. **Carroll** explained that MAPD staff was recommending disapproval of the request for the following reasons: a) there are existing towers in the area; b) there is a tower at a nearby elementary school that could possibly be jointly used; c) the proposed tower would be too close to residential dwellings; and d) the proposed tower would change the character of the residential neighborhood.

The agent, **Greg Ferris**, explained that the owner is seeking a Conditional Use to permit the construction of a 125-foot high monopole tower by Horizon Telecommunications, Inc. for use by Cricket Communications, Inc. According to **Ferris**, the proposed tower would be sited on a 3,600 square foot area located south of 17th Street North on the east side of I-135. The site plan indicates that the ground-level equipment would be screened by evergreen trees around the north, east, and west sides of the compound. The site plan also shows that the tower would be partially obscured from view by existing trees on the south and a nonconforming billboard on the north. The site plan shows that access would be provided to the site through an access easement to 17th Street North, a four-lane arterial street. **Ferris** took issue with the MAPD staff comments and believes the request meets the requirements of the Wireless Communication Master Plan. According to **Ferris**, it is unclear whether USD-259 officials will ever agree to share use of their towers. Finally, the location of the tower is close to the Canal Route and is adjacent to mature trees that provide visual screening. There were no citizens present to speak either in support or opposition.

The DAB Members expressed the following: 1) the proposed tower is too close to existing residential buildings; 2) the proposed tower would change the character of the neighborhood; and 3) they are in agreement with the MAPD staff comments that recommend disapproval.

Moore (Brewer) moved to deny the request. DAB members voted 5-3 to recommend disapproval of the Conditional Use request subject to MAPD staff comments.

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Being no further business, **Council Member Rogers** adjourned the meeting at 9:15 p.m.

Submitted By,

Heidi Framer-Drew
Neighborhood Assistant,
Council District I